

Mr. Larry Lind  
December , 1997  
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cc: Mr. Rod Wood  
City Manager  
City of Novato  
901 Sherman Avenue  
Novato, California 94945

Mr. Ken Bell  
Project Manager  
City of Novato  
901 Sherman Avenue  
Novato, California 94945

**CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD**

SAN FRANCISCO BAY REGION  
2101 WEBSTER STREET, SUITE 500  
OAKLAND 94612

Phone: (510) 286-1255  
Fax: (510) 286-1380  
BBS: (510) 286-0404



NOV 17 1997

File No. 2159.5008D(JHG)

Tony Landis, P.E., Chief  
Northern California Operations  
Office of Military Facilities  
DTSC Region 1  
10151 Croydon Way, Suite 3  
Sacramento, CA 95827

SUBJECT: Recommendations for changes to Environmental Condition of Property (ECP) status for selected parcels on the Department of Defense Housing Facility-Novato, Hamilton Air Force Base, Novato, California.

Dear Mr. Landis

This letter contains recommendations for changes to the Environmental Condition of Property (ECP) status of several parcels on the subject military facility. Some of the parcels were investigated for petroleum contamination and others were involved in a remedial action to remove contaminated sediments from the storm drain system. Comments on the Field Summary Report Storm Drain Cleanout and Sediment Removal, DOD Housing Facility, Novato, California, July 1997 are attached.

Based on the information provided in the document indicated above, Regional Board staff concur that no further action is required for cleanout of the storm drains on Parcels 8, 16, 17, 19, 22, 26, 28, 29, 30, and 64. Parcels 8, 22, and 64 should be changed from ECP type 6 to ECP type 4, since hazardous materials were removed from the storm drains on these parcels.

Parcels 9, 12, 15, 21 and 55, that were referenced in our comment letter of May 12, 1997, were determined to not be impacted by contaminated storm drains and so no further action is required for those parcels. The ECP type for these parcels should be changed from type 6 to type 1 unless other contaminant sources have been detected by your agency.

Parcels 15, 16, 17, 18, 19, 24, 25, 28 and 29 are still involved in an ongoing petroleum spill investigation and so should be categorized as ECP type 2-6.

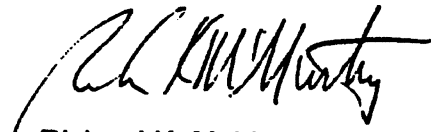
The petroleum detected in the soils behind Building 1000 (Parcel 54) have been shown to occur in a localized area and to consist of only heavy end petroleum hydrocarbons (e.g. motor oil). There is no impact to groundwater and no further

action is required. The ECP designation of the parcel should be changed from type 2-6 to 2-3.

The tank site on Parcel 104 was closed by Regional Board staff on June 6, 1997. Since no remedial actions were required beyond the tank removal, the ECP type should be changed from 2-6 to 2-3.

Please contact Susan Gladstone of my staff at (510) 286-0840, if you have any questions regarding this matter.

Sincerely,



Richard K. McMurtry  
Chief, Groundwater Protection/  
Waste Containment Division

**Attachment**

cc w/attachment:

Mr. Raymond Seid  
U.S. Environmental Protection Agency  
75 Hawthorne Street  
San Francisco, CA 94105-3901

Mr. Larry Lind  
BRAC Environmental Coordinator  
Dept. of the Navy, EFA West  
900 Commodore Drive  
San Bruno, CA 94066-5006

Tim Underwood  
Office of Waste Management  
10 N. San Pedro Road, Rm 1022  
San Rafael, CA 94903-4155



**USEPA**

San Francisco Bay  
Regional Water  
Quality Control  
Board

2101 Webster Street,  
500  
Oakland, CA 94612  
(510) 286-1255  
X (510) 286-3986



Pete Wilson  
Governor

TO: Ray Leclerc, P.E.  
DTSC Region 1  
10151 Croydon Way, Suite 3  
Sacramento, CA 95827

*Jack H. Gregg*

FROM: Jack H. Gregg, Ph.D.,  
Regional Water Quality Control Bd.  
2101 Webster Street, Suite 500  
Oakland, CA 94612

Date: November 12, 1997  
File No. 2159.5008D(JHG)

**SUBJECT: Field Summary Report Storm Drain Cleanout and Sediment Removal,  
DOD Housing Facility, Novato, California, July 1997.**

The following are the San Francisco Bay Regional Water Quality Control Board (Regional Board) staff comments on the document indicated above. Please forward them to the responsible party (discharger) with the state comment package.

**Concurrence on No Further Action for Storm Drain Cleanout**

Based on the information provided in the document indicated above, Regional Board staff concur that no further action is required for cleanout of the storm drains on Parcels 8, 16, 17, 19, 22, 26, 28, 29, 30, and 64. Parcels 28 and 29 are still involved in an ongoing petroleum spill investigation. Parcels 9, 12, 15, 21 and 55, that were referenced in our comment letter of May 12, 1997, are not impacted by contaminated storm drains based on current information and so no further action is required for those parcels regarding storm drains.

**General Comments:**

1. This report adequately documents the storm drain cleanout on the Department of Defense Housing Facility, Novato with the exceptions noted below. Once these comments are addressed, the report can be finalized.
2. One 250-foot section of storm drain at Building 970 was not cleaned out due to the level of effort that would have been needed to accomplish the work. The plan to clean out this section of storm drain was not based on known contamination, but was considered to be a prudent action during cleanout of adjacent storm drains. When it was determined that the storm drain would have to be excavated in order to clean it out, both the Navy's Project Manager and the Regional Board staff agreed that the clean out would not be required at this time. If and when the Building 970 is removed, it would be prudent to clean or remove this storm drain.

**Specific Comments:**

1. Page 3-1, Section 3.1.1: The source of the 200 mg/kg criterion for TPH diesel should be better documented. It is derived from the Hamilton Army Airfield GSA Phase I Site Area Cleanup Goal for Soil and Groundwater Report dated February 24, 1995. This is an appropriate cleanup goal for TPH diesel at this site.
2. Table 3-1: The dashes in this table apparently indicate both "Not Detected" and "Not Sampled". Please clarify the meaning of the dashes.

Cal/EPA

June 30, 1997

Department of  
Toxic Substances  
Control

10151 Croydon Way  
Suite 3  
Sacramento, CA  
95827-2106

Pete Wilson  
Governor

Secretary for  
Environmental  
Protection

Mr. Larry Lind  
BRAC Environmental Coordinator  
Engineering Field Activity, WEST  
Naval Facilities Engineering Command  
900 Commodore Way, Building 2908  
San Bruno, California 94066-5006

NO FURTHER ACTION, DEPARTMENT OF DEFENSE HOUSING FACILITY  
(DODHF), NOVATO, CALIFORNIA

Dear Mr. Lind:

The Department of Toxic Substances Control (DTSC) in coordination with the San Francisco Bay Regional Water Quality Control Board (SFBRWQCB) has reviewed the following documents in support of the environmental condition of property at DODHF:

- DTSC Community Environmental Response Facilitation Act letter dated June 23, 1997;
- SFBRWQCB letter dated June 16, 1997;
- Department of the Navy letter dated May 9, 1997;
- Basewide Environmental Baseline Survey (BEBS) dated October 19, 1995;
- Final Phase 1 Supplemental Environmental Baseline Survey (FSEBS) dated April 21, 1997;
- Environmental Baseline Survey Sampling and Analysis Screening Level Report dated April 1997;

Mr. Larry Lind  
June 30, 1997  
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- DTSC Soil Analysis Results dated April 30, 1997;
- Navy Soil Analysis Results dated May 4, 1997; and
- DTSC inspection results on April 14, 1997 and June 5, 1997.

Based on pertinent information included in the above documents, and pursuant to the California Health and Safety Code, Division 20, Chapter 6.8, DTSC, as the State's lead regulatory agency, has determined that the parcels specified below and delineated in the BEBS dated October 19, 1995 and the FSEBS dated April 21, 1997 do not require further action with regard to petroleum products and hazardous substances:

Parcels: 1, 3, 5, 6, 7, 10<sup>x</sup>, 11, 13, 14, 26, 27<sup>x</sup>, 30, 31<sup>x</sup>, 32, 33<sup>x</sup>, 34<sup>x</sup>, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 53, 56, 57, 58, 59, 60, 61, 63, 65A, 66, 67, 68, 69, 70, 71, 74, 75, 77, 78, 79, 80, 81, 82, 83, 84, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 105A, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 124, 125, 126, 127, and 128.

However, should additional information be provided regarding a release or threatened release of petroleum products or hazardous substances, further investigation or remediation may be required.

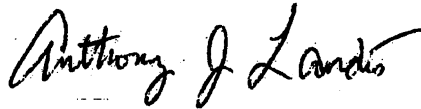
In summary, DTSC's No Further Action determination does not apply to the parcels listed below which makes up the remaining property at DODHF. Once the Navy has completed all necessary investigations or remedial activities, DTSC will issue the appropriate certification for these parcels.

Parcels: 2, 4, 8, 9, 12, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 28, 29, 54, 55, 64, 65B, 72, 73, 76, 85, 104, and 105B.

Mr. Larry Lind  
June 30, 1997  
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If you have any questions or comments, please do not hesitate to contact Mr. Ray Leclerc, Remedial Project Manager, at (916) 255-3712.

Sincerely,



Anthony J. Landis, P.E.  
Chief  
Northern California Operations  
Office of Military Facilities

cc: Mr. Jack Gregg  
Regional Water Quality Control Board  
San Francisco Bay Region  
2101 Webster Street, Suite 500  
Oakland, California 94612

Mr. Ray Seid  
United States Environmental Protection Agency  
75 Hawthorne Street  
San Francisco, California 94105

Mr. John Corpos  
Engineering Field Activity, WEST  
Naval Facilities Engineering Command  
900 Commodore Way, Building 2908  
San Bruno, California 94066-5006

Mr. Ken Bell  
Project Manager  
Hamilton Field Conversion Program  
City of Novato  
900 Sherman Avenue  
Novato, California 94945



**CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD**

SAN FRANCISCO BAY REGION  
2101 WEBSTER STREET, SUITE 500  
OAKLAND 94612

Phone: (510) 286-1255  
Fax: (510) 286-1380  
BBS (510) 286-0404



June 16, 1997

File No. 2159.5008D (JHG)

Tony Landis, P.E., Chief  
Northern California Operations  
Office of Military Facilities.  
DTSC Region 1  
10151 Croydon Way, Suite 3  
Sacramento, CA 95827

**SUBJECT:** No Further Action Status for Petroleum Contamination on Parcels 1, 23, 30, 59, 66, 67, 88, 95 and 126 of the Department of Defense Housing Facility, Novato.

Dear Mr. Landis:

This letter confirms the completion of site investigation and remedial action for petroleum contamination on the parcels of the Department of Defense-Housing Facility, Novato that are indicated above.

Based upon the available information and with the provision that the information provided to this agency was accurate and representative of site conditions, no further action related to these petroleum investigation sites is required.

This notice is issued pursuant to a regulation contained in Title 23, Division 3, Chapter 16, Section 2721(e) of the California Code of Regulations.

Please contact Dr. Jack H. Gregg at (510) 286-1199, if you have any questions regarding this matter.

Sincerely,

Richard K. McMurtry  
Chief, Groundwater Protection/  
Waste Containment Division

**Table 1. Status of Suspected Petroleum Sites.**

<b>Parcel</b>	<b>ECP Area Type*</b>	<b>Suspected petroleum source</b>	<b>Activities</b>
1	2-3	Soil stain.	Samples taken, TPH below screening values, no further action required.
23	2-3	Auto shop	Samples taken, TPH slightly above screening values but limited in extent and without volatiles, no further action required.
30	2-3	Suspected plume migration.	Samples taken, TPH below screening values, no further action required.
59	1	Reported tank.	Tank could not be found, no further action required.
66	2-3	Transformer storage area.	Samples taken, TPH below screening values, no further action required.
67	2-3	Tanks removed	Tanks removed without local oversight, no evidence of contamination, no further action required.
88	1	Reported tank.	Tank could not be found, previous removal suspected, no further action required.
95	1	Reported tank.	Tank could not be found, no further action required.
126	2-3	Waste oil drum	Samples taken, TPH below screening values, no further action required.

\* ECP Area Type is the Environmental Condition of Property Area Type proposed by the Navy as found in the Final Phase I Supplemental Environmental Baseline Survey, Department of Defense Housing Facility, Novato, April 21, 1997.

cc:

**Ms. Teresa McGarry  
DTSC Region 1  
Base Closure Branch  
10151 Croydon Way, Suite 3  
Sacramento, CA 95827**

**Mr. Raymond Seid  
U.S. Environmental Protection Agency  
75 Hawthorne Street  
San Francisco, CA 94105-3901**

**Mr. Larry Lind  
BRAC Environmental Coordinator  
Dept. of the Navy, EFA West  
900 Commodore Drive  
San Bruno, CA 94066-5006**

**Tim Underwood  
Office of Waste Management  
10 N. San Pedro Road, Rm 1022  
San Rafael, CA 94903-4155**

STATE OF CALIFORNIA

Pete Wilson, Governor

**CALIFORNIA REGIONAL WATER QUALITY CONTROL BOARD**  
SAN FRANCISCO BAY REGION  
2101 WEBSTER STREET, SUITE 500  
OAKLAND 94612

Phone: (510) 286-1255  
Fax: (510) 286-1380  
BBB (510) 286-0404



Date: **NOV 01 1996**  
File No. 2159.5008 (JHG)

Mr. Larry Lind  
Manager, UST/HAZWST Section  
Naval Facilities Engineering Command  
900 Commodore Drive  
San Bruno, California 94066-2402

SUBJECT: UNDERGROUND STORAGE TANK (UST) CASE  
Department of Defense Housing Facility  
Hamilton Field, Novato, California  
SITE NO. 972

*PARCEL-24*

Dear Mr. Lind:

This letter confirms the completion of site investigation and remedial action for the underground storage tank formerly located at the above-described location. Enclosed in the Case Closure Summary for the referenced site for your records.

Based upon the available information, including the current land use, and with the provision that the information provided to this agency was accurate and representative of site conditions, no further action related to the underground storage tank release is required.

This notice is issued pursuant to a regulation contained in Title 23, California Code of Regulations, Division 3, Chapter 16, Section 2721(a). (If a change in land use is proposed, the owner must promptly notify this agency.)

Please contact Jack H. Gregg, of my staff at (510) 286-1199, if you have any questions regarding this matter.

Sincerely,

*Loretta K. Barsamian*  
Loretta K. Barsamian  
Executive Officer

Enclosure  
cc w/enc:

State Board - Underground Tanks Program

Tim Underwood  
Office of Waste Management  
10 N. San Pedro Road, Rm 1022  
San Rafael, CA 94903-4155

Post-It™ brand fax transmittal memo 7671		# of pages 5
To	Machiarola, T	
Co.	DON	
Dept.	619 532-0940	Phone # 510 622-2492
Fax #	619 532-0907	Fax #

Raymond Leclerc, P.E.  
DTSC Region 1  
Base Closure Branch  
10151 Croydon Way, Suite 3  
Sacramento, CA 95827

Mr. Raymond Seld  
U.S. Environmental Protection Agency  
75 Hawthorne Street  
San Francisco, CA 94105-3901

Teresa C. McGarry  
Cal/EPA - DTSC  
Region 1 - Site Mitigation Branch  
400 P Street, 4th Floor  
Mail: P.O. Box 808  
Sacramento, CA 95812-0808

**SITE CLOSURE SUMMARY****I. AGENCY INFORMATION**      Date:

Agency Name: S.F.B.R.W.Q.C.B.	Address: 2101 Webster Street
City/State/Zip: Oakland, CA 94612	Phone: (510) 286-1255
Responsible Staff Person: Jack H. Gregg	Title: Associate Engineering Geologist

**II. SITE INFORMATION**

Site Facility Name: Department of Defense Housing Facility.		
Site Facility Address: Hamilton Field, Novato, California		
SMS Case No*:	Local or LOP Case No*:	Priority*:
URF Filing Date*:	SWEEPS No*:	

Responsible Parties (include addresses and phone numbers)
Mr. Larry Lind, Manager, UST/HAZWST Section Naval Facilities Engineering Command 900 Commodore Drive San Bruno, California 94066-2402

**III. RELEASE AND SITE CHARACTERIZATION INFORMATION**

Cause and Type of Release: Redwood tank, not maintained, not properly abandoned		
Site characterization complete? Yes	Date October 1, 1996:	
Monitoring wells installed? Yes	Number: 3	Proper screened interval? Yes
Report(s) on file? Yes	Where is report(s) filed? RWQCB, Department of Defense Files, Technical Library	

TREATMENT AND DISPOSAL OF AFFECTED MATERIAL			
Material	Amount (Include Units)	Action (Treatment or Disposal w/Destination)	Date
Tank	2000gallon	Removed, disposed at Richmond Recycling Facility by Ericson Incorporated	
Piping	40 feet	Removed, disposed at Richmond Recycling Facility by Ericson Incorporated	
Free Product	None		
Soil	170 cy (118 with tank and 52 with the pipeline)	Buttonwillow Class I Landfill by Laidlaw	1/18/95
Groundwater	None		
Barrels			

**Comments (Depth of Remediation, etc.):**

The 2000 gallon, redwood tank supplied fuel oil to a boiler. Up to 7.841 mg/kg of TPH was detected in the bottom of the excavation, and up to 2.600 mg/kg was detected in the pipe excavation. No TPH or BTEX were detected in borings within five feet of the excavation. No TPH or BTEX were detected three wells within 20 feet of the excavation.

**IV. CLOSURE**

Does completed corrective action protect existing beneficial uses per the Regional Board Basin Plan? Yes
Does completed corrective action protect potential beneficial uses per the Regional Board Basin Plan? Yes
Does corrective action protect public health for current land use? Yes

**V. TECHNICAL REPORTS, CORRESPONDENCE ETC., THAT THIS CLOSURE RECOMMENDATION IS BASED UPON**

Title:	Date:
Site Closure Request for Former Underground Storage Tank Site 972 at the Department of Defense Housing Facility in Novato, California	August 15, 1996

**VI. ADDITIONAL COMMENTS, DATA, ETC.**

PLEASE INCLUDE/ATTACH THE FOLLOWING AS APPROPRIATE:

- 1) SITE MAP INDICATING TANK PIT LOCATION, MONITORING WELL LOCATION, GROUNDWATER GRADIENT, ETC.; AND,
- 2) SITE COMMENTS WORTHY OF NOTICE (E.G., AREA OF RESIDUAL POLLUTION LEFT IN PLACE, DEED NOTICES ETC.)

**CONCLUSION:**

This redwood tank originally held a moderate amount (2000 gallons) of diesel range hydrocarbons. While the tank was not maintained or abandoned by today's standards, only a small volume of soil was affected by fuel leakage. Soil within five feet and groundwater within 20 feet of the former tank show no effects of the fuel leaks, more than 20 years after the tank was taken out of service. The tank has now been removed and the excavation filled in. Contaminated materials have been properly disposed of. This site is no longer a threat to human health and the environment. Therefore, Board Staff recommend this case for closure.

This document and the related CASE CLOSURE LETTER, shall be retained by the lead agency as part of the official site file.